

BILL NO. Z-69-04- 29

ZONING MAP ORDINANCE NO. Z- 79-69

AN ORDINANCE amending the City of Fort Wayne  
Zoning Map No. EE-4.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE,  
INDIANA:

SECTION 1. That the area described as follows is hereby designated a Mobile Home Park District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1946, as amended by General Ordinance No. 2836; and the symbols on the City of Fort Wayne Zoning Map No. EE-4 referred to therein, established by Section 9, Article III of said Chapter as amended, are hereby changed accordingly, to-wit:

Part of the Northwest 1/4 of Section 16,  
Township 30 North, Range 12 in Allen County,  
Indiana, more particularly described as  
follows:

Commencing at a point on the Northwest corner of the East half of the West Half of the Northwest 1/4 of Section 16, Township 30 North, Range 12 East; thence East along the North line of Section 16 a distance of 594 feet; thence South and parallel with the West line of the East Half of the West Half of the Northwest 1/4 of the said Section 16, a distance of 660 feet; thence West and parallel with the North line of Section 16 a distance of 594 feet; thence North along the West line of the East Half of the West Half of the Northwest 1/4 of the said Section 16, a distance of 660 feet to the point of beginning. Containing 9 acres more or less.

SECTION 2. This Ordinance shall be in full force and effect from and after its passage, approval by the Mayor, and legal publication thereof.



APPROVED AS TO FORM  
AND LEGALITY, \_\_\_\_\_

CITY ATTORNEY



PETITION TO REZONE

We, the undersigned, being the owners of more than fifty-one (51) percent of the real estate hereinafter described, do hereby respectfully petition the Common Council to enact an ordinance to reclassify from a/an R-1 District to a/an MHP District, the real estate described as follows, to-wit:

The North 10 acres of the East half of the West half of the Northwest quarter of Section 16, Township 30 North, Range 12 East, in Allen County, Indiana, except the East one acre in the said Northwest quarter.

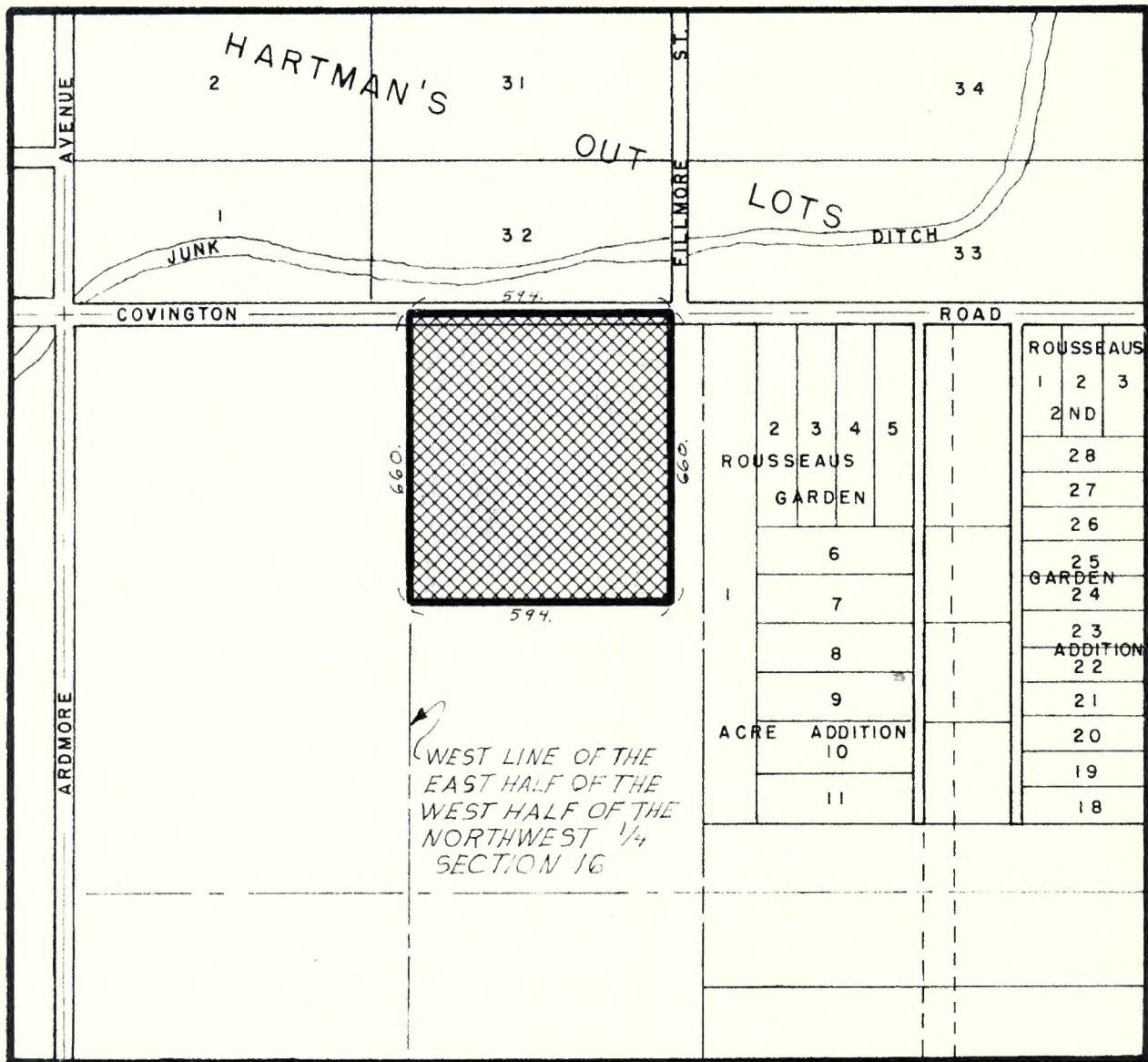
( The above land will be serviced by a city sewer at the north-east corner from outlet at Fillmore St. and Covington Road. Available also, is an 8 inch city water main and a gas line running along the south side of Covington Road, the north boundary of the property.)

Mildred Irene Meyer  
Howard C. Meyer



PART OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 30 NORTH, RANGE 12 IN ALLEN COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE NORTHWEST CORNER OF THE EAST HALF OF THE WEST HALF OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 30 NORTH, RANGE 12 EAST; THENCE EAST ALONG THE NORTH LINE OF SECTION 16 A DISTANCE OF 594 FEET; THENCE SOUTH AND PARALLEL WITH THE WEST LINE OF THE EAST HALF OF THE WEST HALF OF THE NORTHWEST 1/4 OF THE SAID SECTION 16, A DISTANCE OF 660 FEET; THENCE WEST AND PARALLEL WITH THE NORTH LINE OF SECTION 16 A DISTANCE OF 594 FEET; THENCE NORTH ALONG THE WEST LINE OF THE EAST HALF OF THE WEST HALF OF THE NORTHWEST 1/4 OF THE SAID SECTION 16, A DISTANCE OF 660 FEET TO THE POINT OF BEGINNING. CONTAINING 9 ACRES MORE OR LESS.



PROPOSED MOBILE HOME DISTRICT BOUNDARY

*L-07-04-24*



RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on April 22, 1969, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-69-04-29; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

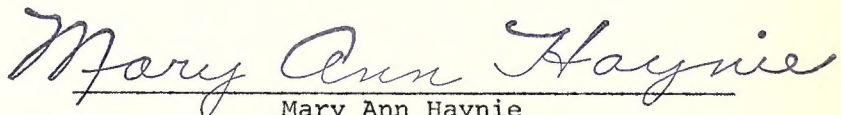
WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on May 19, 1969;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO PASS for the reasons that a need has been shown for the Land Use Plan to be amended, the amendment will be in the best interest of and benefit to the area involved and of and to the city, and the amendment will not be detrimental to and does not conflict with the overall city plan;

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held May 26, 1969.

Certified and signed this  
23rd day of June 1969.

  
\_\_\_\_\_  
Mary Ann Haynie  
Secretary



D E D I C A T I O N

We, Howard C. and Mildred I. Meyer, owners,  
1214 Home Avenue, Fort Wayne

of Allen County, Indiana, hereby dedicate to the public for street  
(or XXXXXXXXXXXXXXXXXXXX) purposes, in consideration of  
One Dollar and other good and valuable consideration, receipt of  
which is hereby acknowledged, a strip of land in Allen County,  
Indiana, described as follows:

Beginning at the center line of Covington Road and the West line of  
the East  $\frac{1}{2}$  of the West  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of Section 16, Township  
30 N, Range 12 East thence East along the center line of Covington  
Road a distance of 594 feet more or less to the East line of a nine  
acre tract owned by us, thence South a distance of 40 feet, thence  
West and parallel to the center line of Covington Road a distance  
of 594 feet, more or less, to a point exactly South of the place  
of beginning, thence North a distance of 40 feet to the place of  
beginning.

Witness our hands and seals this 7th day of June,

1969.

Howard C. Meyer (SEAL)  
Mildred I. Meyer (SEAL)

STATE OF INDIANA )  
                              ) SS:  
COUNTY OF ALLEN )

Before me, a Notary Public in and for said County and State,  
this 7th day of June, 1969, personally appeared

Howard C. Meyer and Mildred I. Meyer  
\_\_\_\_\_, and acknowledged the execution  
of the above Dedication to be their voluntary act and deed.

Edna E. Keyser  
Notary Public

(SEAL)

My Commission Expires:

9-28-69

Prepared by Howard C. Meyer.

Z-69-04-29

July 22, 1969

To the Fort Wayne City Council:

May I request you to vote against the proposed rezoning to allow Mobile Homes on the approximately 9 acres on the Southeast corner of Ardmore and Covington Road, beginning near Fillmore Street. Some of the reasons this land should not be rezoned are:

Congested and Dangerous traffic:

1. Covington road is only 20 feet wide.
2. No berms. Junk Ditch is on one side and standing water on the other side.
3. 40 MPH speed limit. Many exceed it.
4. Heavy traffic on Covington and Ardmore, including
  - a. School busses plus parents cars to seven schools.
  - b. Trucks from Erie-Haven Concrete and May Sand & Gravel from Ardmore.
5. Many wrecks on Covington Road and at Covington and Ardmore.
6. Added traffic from new aprtments on Ardmore & Taylor Road.

Very Poor Drainage

1. Ardmore, between Covington and Taylor Road is under water several times a year, which increases the traffic troubles.
2. Water has been standing in this field for at least 2 years.
3. Junk Ditch has small capacity and slow flow.
4. Mobile home pads, driveways, and roadways do not absorb water like a field. One inch of rain gives about 250,000 gallons of water to be drained from 9 acres. Where will it go?

Mobile homes would depreciate the area and would tend to spread to adjacent areas, thus depreciating a large area.

Water usage and sewer usage would be increased. The water pressure is already low. Are the sewage facilities adequate?

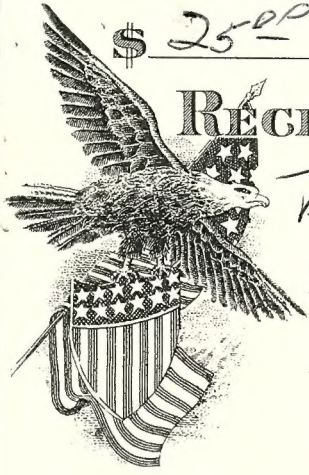
This land is not within the city limits. Who will provide the added police and fire protection needed?

I respectfully request you to vote against this rezoning.

*Sol London*

Sol London  
4120 Covington Road  
Ft. Wayne, Indiana





\$ 25<sup>00</sup>

April 1

1949 No. \_\_\_\_\_

RECEIVED OF

Howard C. Meyer

Twenty-Five and 00/100 DOLLARS

Re-Zone Petition

BY

K.E. Wisler

*Held to July 15,  
1969*

Bill No. Z-69-04-29

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance  
amending the City of Fort Wayne Zoning Map No. EE-4,

have had said Ordinance under consideration and beg leave to report back to the Common  
Council that said Ordinance Do PASS.

EDWIN J. ROUSSEAU, Chairman

JOHN H. ROBINSON, Vice-Chairman

THOMAS G. ADAMS

JACK K. DUNIFON

PHIL A. STEIGERWALD

*Edwin J. Rousseau*  
*John H. Robinson*  
*Thomas G. Adams*  
*Jack K. Dunifon*  
*Phil A. Steigerwald*

CONCURRED IN  
DATE 7-22-69 FUAD G. BONAHOOM, CITY CLERK



Read the first time in full and on motion by Rousseau seconded by Robinson and duly adopted, read the second time by title and referred to the (Committee on) Regulations (and to the City Plan Commission for recommendation) (~~and Public Hearing to be held after due legal notice, at the Council Chambers, City Hall, Fort Wayne, Indiana, on~~ the \_\_\_\_\_ day of \_\_\_\_\_ 196\_\_\_\_, at \_\_\_\_\_ o'clock ~~P.M., E.S.T.~~

Date: 4-22-69

Frank G. Bonahoom  
City Clerk

Read the third time in full and on motion by Rousseau seconded by Robinson and duly adopted, placed on its passage.  
Passed (~~LOST~~) by the following vote:

AYES 2, NAYS 1, ABSTAINED \_\_\_\_\_, ABSENT \_\_\_\_\_ to-wit:

Adams	_____	_____	_____	_____
Dunifon	_____	_____	_____	_____
Fay	_____	_____	_____	_____
Geake	_____	_____	_____	_____
Nuckols	_____	_____	_____	_____
Robinson	_____	_____	_____	_____
Rousseau	_____	_____	_____	_____
Steigerwald	_____	_____	_____	_____
Tipton	_____	_____	_____	_____

Date 7-22-69

Frank G. Bonahoom  
City Clerk

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (Zoning Map) (~~General~~) (~~Annexation~~) (~~Special~~) (~~Appropriation~~) Ordinance (~~Resolution~~) No. 7-79-69

on the 22<sup>nd</sup> day of July, 1969.

ATTEST: (SEAL)

Frank G. Bonahoom  
City Clerk

Herbert H. Tipton  
Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23<sup>rd</sup> day of July, 1969 at the hour of 8:30 o'clock A.M., E.S.T.

Frank G. Bonahoom  
City Clerk

Approved and signed by me this 24<sup>th</sup> day of July, 1969, at the hour of 10:31 o'clock A.M., E.S.T.

Harold S. Zeis  
Mayor

Common Council-City of Ft.Wayne  
(Governmental Unit)

To.....NEWS-SENTINEL.....Dr.

Allen.....County, Ind.

FORT WAYNE, INDIANA.....

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set)	
— number of equivalent lines	_____
Head number of lines	_____
Body number of lines	90
Tail number of lines	1
Total number of lines in notice	91

COMPUTATION OF CHARGES

91 lines,.....columns wide equals.....equivalent lines at.....	26.21
cents per line	\$_____
Additional charge for notices containing rule or tabular work (50 per cent of above amount)	_____
Charge for extra proofs of publication (50 cents for each proof in excess of two)	_____
TOTAL AMOUNT OF CLAIM	\$ 26.21

DATA FOR COMPUTING COST

Width of single column 11 ems	Size of type.....5½.....point
Number of insertions.....2.....	Size of quad upon which type is cast.....5½.....

Pursuant to the provision and penalties of Ch. 89, Acts 1967,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

A. M. Hostman

Date August 11, 1969

Title Clerk

Notice is hereby given that on the 22nd day of July, 1969, the Common Council of the City of Fort Wayne, Indiana, in a Regular Session, did pass the following Zoning Map ordinance, to-wit: Bill No. Z-69-04-29  
ZONING MAP ORDINANCE NO. Z-79-69 AN ORDINANCE amending the City of Fort Wayne Zoning Map No. EE-4, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:  
SECTION 1. That the area described as follows is hereby designated a Mobile Home Park District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1946, as amended by General Ordinance No. 2836; and the symbols on the City of Fort Wayne Zoning Map No. EE-4 referred to

PUBLISHER'S AFFIDAVIT

State of Indiana }  
ALLEN County } ss:  
Personally appeared before me, a notary public in and for said county and state, the undersigned A. M. Hostman who, being duly sworn, says that She is Clerk of the NEWS-SENTINEL  
a DAILY newspaper of general circulation printed and published in the English language in the city } of FORT WAYNE, INDIANA  
-town }  
in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 time s, the dates of publication being as follows:  
July 31, 1969  
August 7, 1969  
A. M. Hostman  
Subscribed and sworn to before me this 11th day of August 1969  
Edith Stapleton  
Notary Public  
My commission expires March 8, 1970

to choose from. Hurry in  
American of Martinsville

69.95 137.97  
69.95 177.97  
89.95 177.97  
69.95 137.97  
69.95 217.97







## COMPUTATION OF CHARGES

91 lines, columns wide equals equivalent lines at .288¢ 26.21  
cents per line \$

Additional charge for notices containing rule or tabular work (50 per cent of above amount) \_\_\_\_\_

Charge for extra proofs of publication (50 cents for each proof in excess of two) \_\_\_\_\_

TOTAL AMOUNT OF CLAIM \$ 26.21

## DATA FOR COMPUTING COST

Width of single column 11 ems Size of type 5½ point

Number of insertions 2 Size of quad upon which type is cast 5½

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*A. M. Hostman*

Date August 11, 1969

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Part of the Northwest ¼ of Section 16, Township 30 North, Range 12 in Allen County, Indiana, more particularly described as follows:

Commencing at a point on the Northwest corner of the East half of the West half of the Northwest ¼ of Section 16, Township 30 North, Range 12 East; thence East along the North line of Section 16 a distance of 594 feet; thence South and parallel with the West line of the East Half of the West Half of the Northwest ¼ of the said Section 16, a distance of 660 feet; thence West and parallel with the North line of Section 16 a distance of 594 feet; thence North along the West line of the East Half of the West Half of the Northwest ¼ of the said Section 16, a distance of 660 feet to the point of beginning.

Containing 9 acres more or less.  
SECTION 2. This Ordinance shall be in full force and effect from and after its passage, approval by the Mayor, and legal publication thereof.

EDWIN J. ROUSSEAU, Councilman  
Read the third time in full and on motion by Rousseau seconded by Robinson and duly adopted, placed on its passage. Passed by the following vote:  
Ayes, eight—Adams, Dunifon, Fav, Geake, Nuckols, Robinson, Rousseau, Steigerwald.

Nays, one, viz: Councilman Tipton.  
Date: 7-22-69.

FUAD G. BONAHOOM, City Clerk  
Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as Zoning Map Ordinance No. Z-79-69 on the 22nd day of July, 1969.

ATTEST: FUAD G. BONAHOOM, City Clerk  
HERBERT G. TIPTON, Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day of July, 1969, at the hour of 8:30 o'clock A.M., E.D.T.

FUAD G. BONAHOOM, City Clerk  
Approved and signed by me this 24th day of July, 1969, at the hour of 10:31 o'clock A.M., E.D.T.  
HAROLD S. ZEIS, Mayor

## PUBLISHER'S AFFIDAVIT

State of Indiana }  
ALLEN County } ss:

Personally appeared before me, a notary public in and for said county and state, the undersigned A. M. Hostman who, being duly sworn, says that she is Clerk of the

NEWS-SENTINEL

a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 time s, the dates of publication being as follows:

July 31, 1969

August 7, 1969

Subscribed and sworn to before me this 11th day of August 1969  
*Edith Stapleton*  
Notary Public

My commission expires March 8, 1970



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I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

*Arvilla De Wald*

Date August 11, 1969

Title CLERK

## PUBLISHER'S AFFIDAVIT

State of Indiana }  
ALLEN County } ss:

Personally appeared before me, a notary public in and for said county and state, the undersigned ARVILLA DEWALD who, being duly sworn, says that she is CLERK of the

## JOURNAL-GAZETTE

a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 times, the dates of publication being as follows:

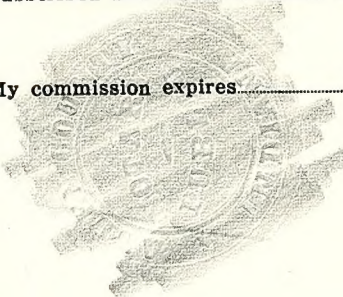
July 31, 1969

August 7, 1969

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*Edith Stapleton*  
Notary Public

My commission expires March 8, 1970



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Date: 7-22-69.

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ATTEST: FUAD G. BONAHOOM, City Clerk

HERBERT G. TIPTON, Presiding Officer

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HAROLD S. ZEIS, Mayor

I, Fuad G. Bonahoom, Clerk of the